

EXHIBIT A FOR SUP# 09-

BEING a tract of land of land out of the Morris Austin Survey, Abstract No. 5, in the City of Frisco Collin County, Texas, being part of the 27.72 acre and 1.09 acre tracts of land described in deed to Allegiance Frisco, LP recorded in Collin County Clerk's File No. 20070209000191390 of the land records of Collin County, Picasa, being all of the 7.83 acre tract of land described in deed to Allegiance Frisco, LP recorded in Collin County Clerk's File No. 2007020900019138 of the land records of Collin County, Texas, being all of Lot 1, Block A of Hickory Center at Preston according to the Conveyance Plat of Hickory Center at Preston thereof recorded in Cabinet 2009. of the Map Records of Collin County, Texas and being more particularly described as

BEGINNING at a 5/8Diron rod found with a plastic cap stamped IKHAD(hereinafter called 5/8Diron rod found) in the north right-of-way line of Hickory Street (60' ROW) for the southeast comer

THENCE with said north right-of-way line, the following courses and distances to wit: South 89°21'30" West, a distance of 194.89 feet to a 5/8Eiron rod set for the beginning of a tangent curve to the left with a radius of 880.68 feet, a central angle of 19°51'20", and a chord bearing and distance of South 79°25'50" West, 303.67 feet; Southwesterly, with said curve, an arc distance of 305.19 feet to a 5/8Ciron rod set; Southwesterly, with said curve, an arc distance of 305.19 feet to a 5/8Ciron rod set; South 69°30'10' West, a distance of 502.03 feet to a 1/2' iron rod found for the southeast corner of Hickory Street Village Phase 1, an addition to the City of Frisco according to the plat thereof recorded in Cabinet I, Page 99 of the Map Records of Collin County, Texas;

THENCE with the east line of said addition and the east line of Hickory Street Village Phase IV an addition to the City of Frisco according to the plat thereof recorded in Cabinet, Page 241 of the Map Records of Collin County, Toxas, North 00°4349° West, a distance of 1104.03 feet to an aluminum monument found for the southwest corner of a 1.4 are tract of land described in deed to the City of Frisco recorded in Volume 2394, Page 383 of the Land Records of Collin County,

THENCE with the south line of said 1.4 acre tract, North 89°10'20" East, a distance of 45.44 feet to a 1/2" iron rod found for corner,

THENCE with the southerly most east line of said 1.4 acre tract, North 00°38'28" West, a distance of 31.20 feet to a 1/2" iron rod found for the southwest corner of a 0.927 acre tract of land described in deed to the City of Frisco recorded in Collin County Clerk's File No. 95-0066831 of the Land Records of Collin County, Texas;

THENCE leaving the southerly most east line of said 1.4 acre tract, the following courses and

North 88°59'58" East, a distance of 634.62 feet to a 5/8" iron rod found for corner North 00°59'49" West, a distance of 39.37 feet to a 5/8" fron rod found for comer; North 89°10'26" East, a distance of 280.12 feet to a 5/8" fron rod found for comer; South 00°59'49" East, a distance of 182.44 feet to a 5/8" inn rod found for comer; North 89°34'10" East, a distance of 14.84 feet to a 5/8" inn rod found for the northwest corner of Frisco Burger King Addition, an addition to the City of Frisco according to the plat thereof recorded in Cabinet J, Page 56 of the Map Records of Collin County, Texas;

THENCE with the west line of said addition, South $00^{\circ}36'22''$ East, a distance of 146.04 feet to a 1/2'' iron rod found for comer;

THENCE with the south line of said addition. North 89°36'05" East, a distance of 252.87 feet to a File Time To disk in the west right-of-way line of Preston Road (variable width ROW) for the beginning of a non-tangent curve to the left having a radius of 5789.58 feet, a central angle of 0°37°30", a chord bearing and distance of South 03°46′25" West, 63.41 feet;

THENCE with said west right-of-way line, southwesterly, with said curve, an arc distance 63.41

THENCE leaving said west right-of-way line, the following courses and distances to wit: South 89°15095t/Mest, a distance of 249.38 feet to a t98ciron rod found for comer; South 00°5949€East, a distance of 593.71 feet to the POINT OF BEGINNING and containing 978,555 square feet or 22.46 acres of land.

This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

EXHIBIT A: SUP # 09-0002 HICKORY CENTER AT PRESTON BLOCK A, LOT 1 BENG 22.46 ACRES OUT OF THE MORRIS AUSTIN SURVEY, ABSTRACT NO. 5 CITY OF FRISCO, COLLIN COUNTY, TEXAS

ALLEGIANCE FRISCO, LF 14881 QUORUM DRIVE SUITE 950 DALLAS, TEXAS 75254 Tel. No. 214-378-8500

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5750 Genesis Court, Suite 200 Frisco, Texas 75034 Co Tel. No. (972) 335-3580 Fax No. (972) 335-3779 Contact : Dan Millner Drawn by DAB <u>Date</u> 07/09/2009 Scale Checked by Project No. KMH 63362150